



SIGN CLEARANCE

Community Development Department
 250 North 5th Street
 Grand Junction, CO 81501
 (970) 244-1430

Clearance No. 66639
 Date Submitted 8-25-98
 FEES 25.00
 Tax Schedule 2945-122-00-109
 Zone B-3

BUSINESS NAME V. J. Chiropractic Center CONTRACTOR Canvas Products Co
 STREET ADDRESS 1916 North 12th LICENSE NO. 2980181
 PROPERTY OWNER Jack Berry ADDRESS 580 25 Road
 OWNER ADDRESS 417 North 7th Street TELEPHONE NO. 242-1453

- 1. FLUSH WALL 2 Square Feet per Linear Foot of Building Facade
- 2. ROOF 2 Square Feet per Linear Foot of Building Facade
- 3. FREE-STANDING 2 Traffic Lanes - 0.75 Square Feet x Street Frontage
4 or more Traffic Lanes - 1.5 Square Feet x Street Frontage
- 4. PROJECTING 0.5 Square Feet per each Linear Foot of Building Facade
- 5. OFF-PREMISE See #3 Spacing Requirements; Not > 300 Square Feet or < 15 Square Feet

Externally Illuminated Internally Illuminated Non-Illuminated

- (1 - 5) Area of Proposed Sign 18 Square Feet
- (1,2,4) Building Facade 53 Linear Feet 155
- (1 - 4) Street Frontage 150 Linear Feet
- (2,4,5) Height to Top of Sign _____ Feet Clearance to Grade _____ Feet
- (5) Distance from all Existing Off-Premise Signs within 600 Feet _____ Feet

Existing Signage/Type:	
Flush Wall	36 Sq. Ft.
Free Standing	112 96 Sq. Ft.
FLUSH WALL	48+ Sq. Ft.
Total Existing:	132 Sq. Ft. <u>158</u>

● FOR OFFICE USE ONLY ●		
Signage Allowed on Parcel: <u>18th Street</u>		
Building	310	Sq. Ft.
Free-Standing	225 155	Sq. Ft.
Total Allowed:	310	Sq. Ft.

COMMENTS: _____

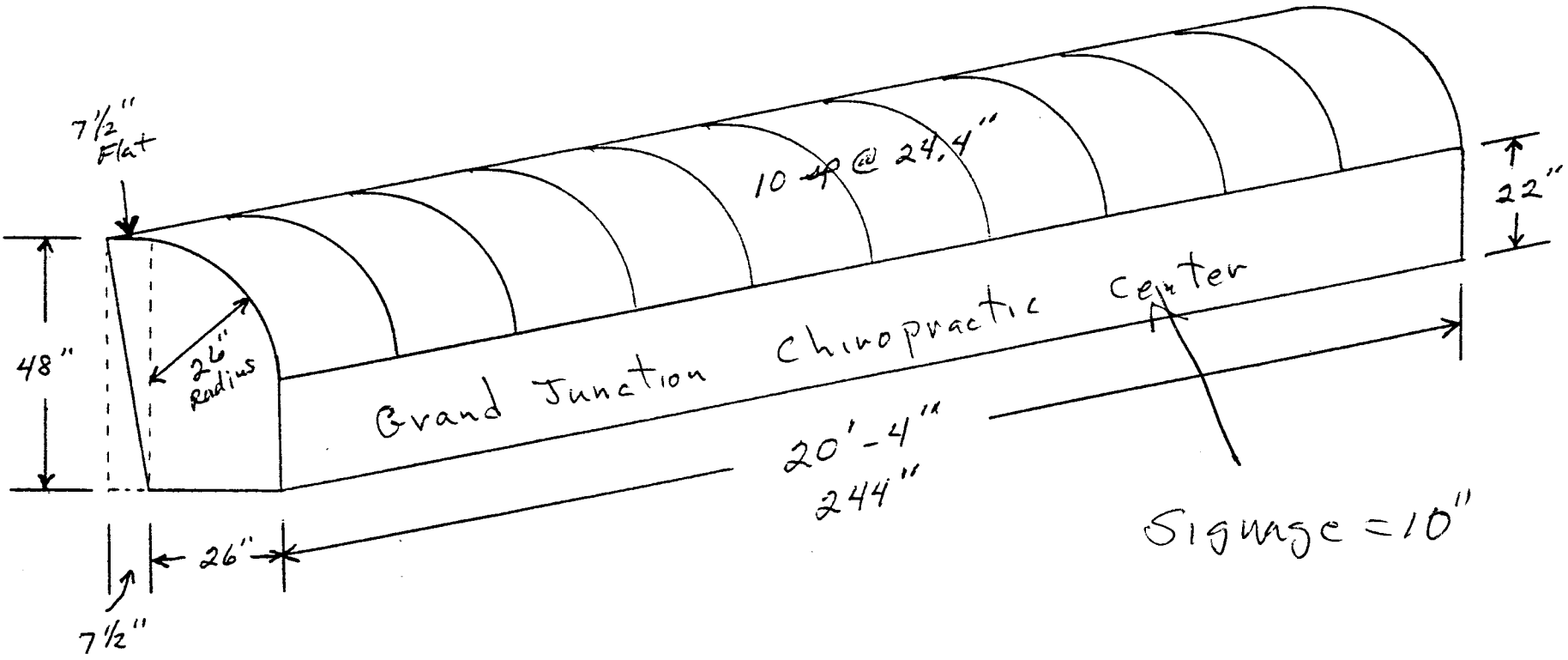
NOTE: No sign may exceed 300 square feet. A separate sign clearance is required for each sign. Attach a sketch of proposed and existing signage including types, dimensions, lettering, abutting streets, alleys, easements, property lines, and locations. **A SEPARATE PERMIT FROM THE BUILDING DEPARTMENT IS REQUIRED.**

[Signature] 8-25-98 [Signature] 8/25/98
 Applicant's Signature Date Community Development Approval Date

(White: Community Development) (Canary: Applicant) (Pink: Building Dept) (Goldenrod: Code Enforcement)

Canvas Products
 580 25 Road
 Tom Dykstra
 242-1953

G.J. Chiropractic Center
 1216 North 12th
 Drs Sweet & Kuester
 241-1199



$$\begin{array}{r} 133 \\ 50 \\ 46 \\ \hline 155 \end{array}$$

$$\begin{array}{r} 170 \\ 1.5 \\ \hline 185.0 \\ 170 \\ \hline 255.0 \end{array}$$

